

# **CITY of BOARDMAN**

## **Community Development**

### **LAND USE**

# **NOTICE OF DECISION**

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**DATE: October 8, 2021**

**TO: Boardman Planning Commission and Interested Parties**

**FROM: Barry C. Beyeler, Community Development Director**

**SUBJECT: LU21-004 Class C Variance 129 SW Eagle Ct.**

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File: LU21-004

Applicant: Woodhill Homes

Project: Class C Variance 129 SW Eagle Dr.

On August 26, 2021, the city received an application for a variance of the front yard setback for 129 SW Eagle Dr. The need for a variance was noted as for the driveway were being installed. It was noted the garage was within the 20' setback by 2.6', and the house encroaching into the 15' setback 2.4'. Both measurements are greater than 10% allowance of a Class A decision and requiring a Class C variance, which is a Type III decision.

#### **FINDINGS OF FACT**

- 1) The house encroaches into the Front yard setback 2.4' and the garage encroaches into the Front yard setback 2.6'.
- 2) The house is at 85% completion or greater.
- 3) The house is on a radius across the entire front yard.
- 4) The city has taken step between there Community Development Director and the Building Official to coordinate showing the contractor to measure using monuments to make their front yard setbacks to prevent mishaps like this.
- 5) The Boardman Planning Commission held a Public Hearing of the variance request on October 6, 2021.
- 6) The Boardman Planning Commission, on October 6, 2021, deliberated the request and APPROVED, by a vote of 5-0 with 2 absent, LU21-004 Class C Variance for 129 SW Eagle Ct.